



Always fresh with original love



 Padur,
Chennai.



A Tradition of Excellence

Mayflower® Enterprises has been an accomplished and a proud community ever since it has come into this main picture. This construction and property development has succeeded in many areas with its exclusive features, innumerable features and detailing. These properties are a enjoyed and its enjoyed thoroughly.



About Vista Oceana

A spectacular cluster of 18 independent luxury villas nestling amidst the scenic Muttukadu Lake at Padur in Chennai. Every Vista Oceana home owes its magnificence to the perfect blend of excellent amenities, exotic facilities and a location that's heavenly in every way.

Vista Oceana is your own private haven in a sea of activity. Set, with a view across the blue waters, this independent luxury villa has got it all to make your life fulfilling. Built to exacting standards, incorporating innovative design parameters; each home is a work of art that puts you firmly in the picture. Everything that makes life comfortable for you and your loved ones has been thoughtfully incorporated.



VILLA:
101, 102, 108 & 109
Total Build up Area
2653 sq.ft



GROUND FLOOR

FIRST FLOOR

TERRACE FLOOR



VILLA:
103, 104, 105 & 106
Total Build up Area
2415 sq.ft



GROUND FLOOR

FIRST FLOOR

TERRACE FLOOR



VILLA:
204 & 205
Total Build up Area
2685 sq.ft.



GROUND FLOOR



FIRST FLOOR



TERRACE FLOOR

VILLA: 201, 202,
203, 207 & 208
Total Build up Area
2415 sq.ft.



GROUND FLOOR



FIRST FLOOR



TERRACE FLOOR



GROUND FLOOR



FIRST FLOOR



TERRACE FLOOR



VILLA: 301
Total Build up Area
3078 sq.ft



GROUND FLOOR



FIRST FLOOR



TERRACE FLOOR



GROUND FLOOR

VILLA: 302
Total Build up Area
3019 sq.ft



FIRST FLOOR



TERRACE FLOOR



VILLA: 303
 Total Build up Area
 3114 sq.ft



GROUND FLOOR



FIRST FLOOR



TERRACE FLOOR



AMENITIES



Landscaped Garden



Servant Toilet



Outdoor Party Area



Children's Play Area



Paved Walking Track



Intercom facility



24 / 7 Security



CCTV Camera



UPS Provision



SPECIFICATIONS

Wall structure:

- » RCC framed structure with 9" thick bricks walls

Wall finishes:

- » External walls cement plastered and painted with texture finish.
- » Internal walls finished with putty and emulsion paint

Flooring:

- » Marble series vitrified tiles in Living, Dining & Bedrooms.

Kitchen:

- » Granite working platform with glazed tile dado

Toilets:

- » Glazed tile dado. Fittings will be Roca/Kholer or equivalent

Joineries:

- » Main door will be teak frame with ornamental flush doors,
- » All other doors will be country wood frame with flush door.
- » Windows will be UPVC windows

Electrical:

- » Provision for split AC in all bedrooms and living/dining.
- » Telephone point in family, living and master bedrooms
- » Power back up for common areas

Security Systems:

- » CCTV at the entrance gate, Intercom facility



CLOSE PROXIMITES

Sholinganallur	11.1 km	Siruseri IT park	1.9 km
ECR Akkarai Beach	13.7 km	Coromandel Plaza-AGS Theatre	5.2 km
Chettinad Hospital	4.7 km	Hindusthan College	2.6 km
Gateway School	500m	Indian Oil Bunk	1.5 km
Muttukadu lake	200m	Axis Bank	2.4 km





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